FILE NUMBER
Z36652(A)

Prepared by:
Realty Title & Escrow Company, Inc.
5111 Maryland Way, Suite 101
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $172,000.00.

James Jones
Affiant

Subscribed and sworn to before me, this 27th day of June, 2003.

Kristie S Hall
Notary Public
My commission expires: 2/20/07

Davidson County DEEDWARR
Recvd: 07/08/03 11:05 2pgs
Fees:13.00 Taxes:636.40
20030708-0093555

RTEC No. 42434

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Anthony M. Owens 7853 Farmington Place Nashville TN 37221	FHHLC 10741 King William - Attn: Code 6708 Dallas, TX 75220	126-14-A-031.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Edward Kirk Barnes and wife, Laura Faye Barnes**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Anthony M. Owens**, hereinafter called the Grantee, his successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Lot No. 31 , on the Plan of Phase One, Boone Trace at Biltmore, of record in Plat Book 7900, Page 667, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Edward Kirk Barnes and wife, Laura Faye Barnes by Quitclaim Deed from W. J. McClure of record in Book 10384, Page 409, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 7853 Farmington Place, Nashville, TN 37221.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs, successors and assigns, forever. Grantors covenant with Grantee that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 30th day of June, 2003.

Edward Kirk Barnes

Laura Faye Barnes

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Edward Kirk Barnes and Laura Faye Barnes**, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Brentwood, TN, this 30th day of June, 2003.

Notary Public

My Commission expires: 5/30/04

CATHERINE R. VASS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
MY COMMISSION EXPIRES MAY 30TH 2004